

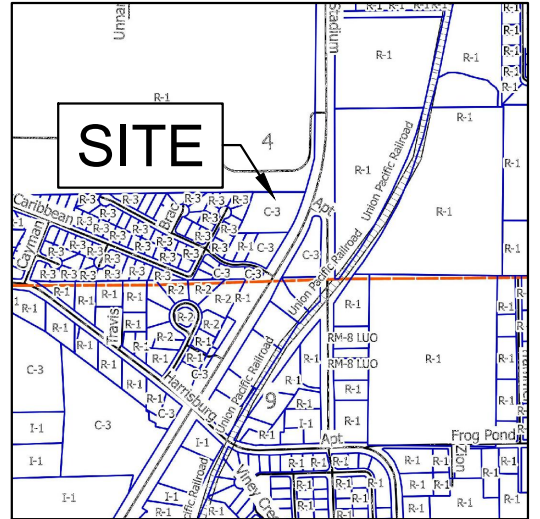
**128,836.4 SQ.FT.**  
**2.96 ACRES**

**C-3**  
**REQUESTING PD-M**

**C & O ENTERPRISES, LLC**  
**DEED - 2019R-010627**

**PARCEL # 01-134043-00400**  
**5201 STADIUM BOULEVARD**

NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF SECTION 4 (BASED UPON CITY OF JONESBORO PLSS REMONUMENTATION)



**VICINITY MAP**  
(NOT TO SCALE)

**LEGEND**

- FOUND IRON PIPE (AS NOTED)
- FOUND REBAR (AS NOTED)
- SET 1/2" REBAR W/ B. WOOD P.S. # 1817 CAP
- △ CALCULATED CORNER
- ⊙ CITY OF JONESBORO PLSS MONUMENT
- BOUNDARY LINE
- - - EASEMENT LINE
- ROAD CENTERLINE

REZONING PLAT  
 EXISTING C-3 : REQUESTING PD-M  
 SECTION 4, TOWNSHIP 13 NORTH, RANGE 04 EAST  
 JONESBORO, CRAIGHEAD COUNTY, ARKANSAS  
 CLIENT: C & O ENTERPRISES, LLC

**DESCRIPTION (PER SURVEYED):**

PART OF THE SOUTH HALF OF THE SOUTH HALF OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 4, TOWNSHIP 13 NORTH, RANGE 04 EAST, CRAIGHEAD COUNTY, ARKANSAS. COMMENCING AT THE SOUTHEAST CORNER (S 1/4 CORNER) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 4; THENCE NORTH 00°00'12" WEST 600.02 FEET; THENCE SOUTH 89°30'42" WEST 174.71 FEET TO THE POINT OF BEGINNING TO A POINT ON THE WEST RIGHT OF WAY OF HIGHWAY 1; THENCE SOUTHWESTERLY ALONG A CURVE HAVING A RADIUS OF 1987.62 FEET, A LENGTH OF 350.49 FEET, WITH A CHORD BEARING SOUTH 22°17'57" WEST A DISTANCE OF 350.03 FEET TO A POINT; THENCE LEAVING THE HIGHWAY RIGHT OF WAY SOUTH 89°42'45" WEST 229.89 FEET; THENCE SOUTH 88°10'35" WEST 170.06 FEET; THENCE NORTH 23°59'59" EAST 24.25 FEET; THENCE NORTHEASTERLY ALONG A CURVE HAVING A RADIUS OF 2351.89 FEET A LENGTH OF 330.24 FEET, WITH A CHORD BEARING NORTH 22°28'57" EAST A DISTANCE OF 329.97 FEET TO A POINT; THENCE NORTH 89°30'24" EAST 396.64 FEET TO THE POINT OF BEGINNING PROPER.

HAVING AN AREA OF 128,836.4 SQUARE FEET, 2.96 ACRES MORE OR LESS. BEING SUBJECT TO ALL PUBLIC AND PRIVATE ROADS AND EASEMENTS.

**OWNER'S CERTIFICATION**

WE, DO HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE ABOVE DESCRIBED PROPERTY AND HAVE CAUSED SAME TO BE SURVEYED AND REQUEST A REZONING OF SAID PROPERTY FROM **C-3** TO **PD-M**.

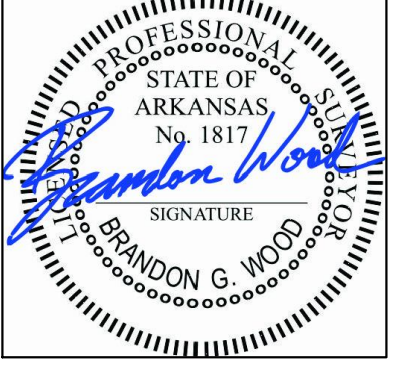
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**SURVEYOR'S CERTIFICATION :**

I, BRANDON G. WOOD, CERTIFY THAT THE SURVEY SHOWN HEREON WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF "ARKANSAS STANDARDS OF PRACTICE FOR PROPERTY BOUNDARY SURVEYS AND PLATS".

BRANDON G. WOOD, P.S. # 1817

- SURVEYOR'S NOTES:**
- SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD OR ANY OTHER FACTS THAT AN ACCURATE TITLE SEARCH MAY DISCLOSE.
  - THE FOLLOWING DOCUMENTS WERE USED AS REFERENCES FOR THIS SURVEY:
    - DEED - CLINES TO C&O ENTERPRISES, CRAIGHEAD COUNTY COURTHOUSE, DOCUMENT # 2019R-010627, DATED 05/29/2019.
    - PLAT - LANGLEY REPLAT, BY. T. SHEETS #0596, CRAIGHEAD COUNTY COURTHOUSE, PLAT BOOK 'C', PAGE 115, DATED 08/14/2001.
    - PLAT - CAYMAN PLACE PHASE 2, BY D. ADAMSON #1065, CRAIGHEAD COUNTY COURTHOUSE, PLAT BOOK 'B', PAGE 145, DATED 11/16/1995.
    - PLAT - CAYMAN PLACE PHASE 3, BY. D. MULLHOLLEN #0646, CRAIGHEAD COUNTY COURTHOUSE, PLAT BOOK 'B', PAGE 145, DATED 11/16/1995.



DATE: 12/15/19  
 REV:  
 DRAWN BY: BGW

**BRANDON WOOD, P.E., P.S.**  
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